

SNAPSHOT of HOME Program Performance--As of 12/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Gloucester County Consortium**

State: **NJ**

PJ's Total HOME Allocation Received: **\$12,356,217**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State: 27				
% of Funds Committed	96.91 %	96.56 %	11	96.45 %	50	53	
% of Funds Disbursed	93.57 %	86.43 %	6	87.93 %	68	72	
Leveraging Ratio for Rental Activities	0.45	5.03	27	4.73	13	9	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	84.74 %	1	83.38 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	36.98 %	64.68 %	25	70.15 %	12	10	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	90.20 %	83.27 %	9	80.67 %	64	70	
% of 0-30% AMI Renters to All Renters***	66.67 %	44.73 %	9	45.30 %	79	83	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	92.16 %	96.41 %	24	95.32 %	22	20	
Overall Ranking:			In State:	22 / 27	Nationally:	34 29	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$22,605	\$27,754		\$26,635	51 Units	4.40 %	
Homebuyer Unit	\$9,721	\$16,833		\$14,938	410 Units	35.10 %	
Homeowner-Rehab Unit	\$8,745	\$15,615		\$20,675	508 Units	43.50 %	
TBRA Unit	\$3,548	\$8,313		\$3,216	199 Units	17.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Gloucester County Consortium NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$29,781	\$69,088	\$8,594
State:*	\$106,840	\$96,519	\$17,329
National:**	\$95,185	\$74,993	\$23,434

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.09

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	64.7	54.9	65.4	69.2	Single/Non-Elderly:	25.5	14.2	12.0	7.7
Black/African American:	33.3	38.7	31.3	30.8	Elderly:	11.8	4.7	46.1	23.1
Asian:	2.0	1.0	0.0	0.0	Related/Single Parent:	51.0	47.8	21.3	53.8
American Indian/Alaska Native:	0.0	0.2	0.6	0.0	Related/Two Parent:	7.8	26.5	15.6	7.7
Native Hawaiian/Pacific Islander:	0.0	0.2	0.0	0.0	Other:	3.9	6.9	4.9	7.7
American Indian/Alaska Native and White:	0.0	0.2	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.7	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.2	0.2	0.0					
ETHNICITY:									
Hispanic	0.0	3.7	2.6	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	23.5	17.6	37.6	30.8	Section 8:	41.2	3.2 [#]		
2 Persons:	43.1	26.2	30.3	30.8	HOME TBRA:	0.0			
3 Persons:	21.6	28.9	15.9	23.1	Other:	23.5			
4 Persons:	7.8	15.4	6.9	15.4	No Assistance:	35.3			
5 Persons:	3.9	7.6	3.1	0.0					
6 Persons:	0.0	2.7	4.1	0.0					
7 Persons:	0.0	1.0	1.2	0.0					
8 or more Persons:	0.0	0.5	0.8	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				67

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Gloucester County Consortium

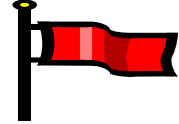
State: NJ

Group Rank: 34
 (Percentile)

State Rank: 22 / 27 PJs

Overall Rank: 29
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 76.20%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.90%	36.98	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	90.2	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.88%	92.16	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.550	1.06	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

